

Economic Indicators

Loudoun County, Virginia

August 2000

	Reporting Period	Current Period	Current Year-to-Date	Last Year-to-Date	Percent Change
New Residential Construction					
New Residential Units Permitted	July 2000	599	4,214	3,439	22.5%
Single Family Detached Units Permitted	July 2000	162	1,881	1,884	-0.2%
Single Family Attached Units Permitted	July 2000	408	1,624	1,216	33.6%
Multifamily Units Permitted	July 2000	29	709	339	109.1%
<i>Source: Loudoun County Department of Building and Development</i>					
New Nonresidential Construction					
Office SF Permitted	July 2000	240,811	3,136,295	3,560,125	-11.9%
Flex/Industrial SF Permitted	July 2000	184,837	977,722	1,109,264	-11.9%
Retail SF Permitted	July 2000	38,400	1,228,631	567,607	116.5%
Other SF Permitted	July 2000	10,125	212,912	332,736	-36.0%
Taxable SF Permitted	July 2000	7,449	717,030	1,550,518	-53.8%
Nontaxable SF Permitted	July 2000	240,562	2,888,434	3,201,080	-9.8%
Total Value Nonresidential Construction	July 2000	249	247,861	359,045	-31.0%
Value of New Buildings	July 2000	\$12,832,900	\$193,690,462	\$204,141,228	-5.1%
Value of Alterations/Additions	July 2000	\$10,045,000	\$170,339,705	\$165,532,998	2.9%
Value of Route 28 Permitted Construction	July 2000	\$2,787,900	\$23,350,757	\$38,608,230	-39.5%
Route 28 Taxing District SF Permitted	July 2000	178,420	2,377,805	1,993,669	19.3%
Value of Route 28 Permitted Construction	July 2000	\$9,562,601	\$113,896,906	\$96,577,287	17.9%
<i>Source: Loudoun County Department of Building and Development</i>					
Housing Sales					
Single Family Detached	April 2000	679	2,406	1,912	25.8%
Single Family Attached	April 2000	313	1,204	1,110	8.5%
Condominium	April 2000	305	1,013	622	62.9%
	April 2000	61	189	180	5.0%
<i>Source: Loudoun County Department of Financial Services</i>					
Washington Dulles International Airport					
Total Passengers	May 2000	1,841,099	8,263,799	7,430,702	11.2%
International Passengers	May 2000	385,079	1,552,917	1,397,717	11.1%
Total Freight (metric tonnes)	May 2000	31,425	156,667	140,951	11.1%
<i>Source: Metropolitan Washington Airports Authority</i>					
Taxable Sales (000s)					
	1st Quarter 2000	\$514,568	\$514,568	\$426,171	20.7%
<i>Source: Virginia Department of Taxation</i>					

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Average Housing Prices	April 2000	\$234,993	\$245,013	\$229,262	2.5%
Single Family Detached	April 2000	\$314,163	\$321,533	\$282,972	11.0%
Single Family Attached	April 2000	\$177,552	\$175,073	\$159,758	11.1%
Condominium	April 2000	\$115,966	\$117,077	\$118,603	-2.2%

Source: Loudoun County Financial Services

At Place Employment

Employees	4th Quarter 1999	81,389	78,381	69,057	17.9%
New Jobs (over previous period)	4th Quarter 1999	3,008			
Establishments	4th Quarter 1999	4,356	4,227	4,029	8.1%
New Businesses (over previous period)	4th Quarter 1999	129			
Gross Wages (millions)	4th Quarter 1999	\$965	\$765	\$670	44.0%

Source: Virginia Employment Commission

Consumer Price Index

Washington-Baltimore DC/MD/VA (1996=100)	May 2000	106.7	107.0	103.6	3.0%
US-All Urban Consumers (1982-84=100)	June 2000	172.3	171.3	166.2	3.7%

Source: US Bureau of Labor Statistics

Civilian Labor Force

Loudoun County	June 2000	89,415	88,232	84,507	5.8%
Northern Virginia	June 2000	1,224,081	1,209,341	1,160,217	5.5%

Source: Virginia Employment Commission

Unemployment Rate

Loudoun County	June 2000	1.4	1.1	1.5	-6.7%
Northern Virginia	June 2000	1.6	1.5	1.9	-15.8%

Source: Virginia Employment Commission

Washington Economic Index

Leading Index (1987=100)	May 2000	111.4	109.6	107.9	1.6%
Current Index (1987=100)	May 2000	120.1	122.0	117.6	3.7%

Source: Metropolitan Council of Governments

Non-Residential Vacancy

Total	2nd Quarter 2000	4.0%	4.4%	8.0%	-49.8%
Office	2nd Quarter 2000	7.0%	8.1%	9.3%	-24.7%
Flex	2nd Quarter 2000	2.9%	2.5%	8.6%	-66.0%
Industrial	2nd Quarter 2000	1.6%	1.9%	6.6%	-75.2%

Source: Realty Information Group